

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0707	
1. Location	" The Sarah Curran" Old Village, Rathfarnham, Dublin 14.		
2. Development	sought to retain existing ground floor offices in 2 storey premises of the rear of " Sarah Curran".		
3. Date of Application	12/10/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Barry Gillen Dip. Architect Address: 31 Victoria Road, Rathgar,		
5. Applicant	Name: Pat Leneghan & Phillip Mahon Address: " The Sarah Curran" Old Village, Rathfarnham, Dublin 14.		
6. Decision	O.C.M. No. 2687 Date 08/12/2000	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0150 Date 22/01/2001	Effect AP GRANT PERMISSION	
8. Appeal Lodged			
9. Appeal Decision			
10. Material Contravention			
11. Enforcement		Compensation	Purchase Notice
12. Revocation or Amendment			
13. E.I.S. Requested	E.I.S. Received	E.I.S. Appeal	
14. Registrar Date Receipt No.	

SOUTH DUBLIN COUNTY COUNCIL
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County Hall
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Dublin 24

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Barry Gillen Dip. Architect
31 Victoria Road,
Rathgar,
Dublin 6.

NOTIFICATION OF GRANT OF Permission

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Final Grant Order Number 0150	Date of Final Grant 22/01/2001
Decision Order Number 2687	Date of Decision 08/12/2000
Register Reference S00A/0707	Date 12/10/00

Applicant Pat Leneghan & Phillip Mahon

Development sought to retain existing ground floor offices in 2 storey premises of the rear of " Sarah Curran".

Location " The Sarah Curran" Old Village, Rathfarnham, Dublin 14.

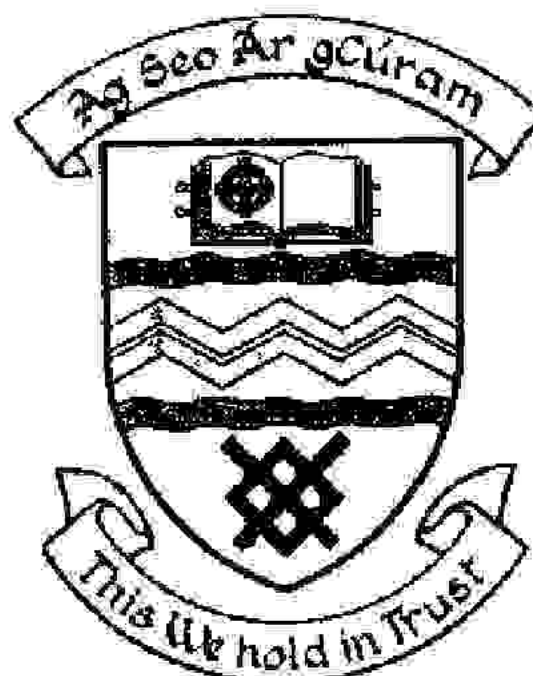
Floor Area 158.82 Sq Metres
Time extension(s) up to and including
Additional Information Requested/Received /

A Permission has been granted for the development described above,
subject to the following (7) Conditions.

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Conditions and Reasons

- 1 The development to be retained in its entirety in accordance with the plans, particulars and specifications lodged with the application, save as may be required by the other conditions attached hereto.

REASON:

To ensure that the development shall be in accordance with the permission and that effective control be maintained.

- 2 Access for people with disabilities shall be provided to the premises. In particular, an access ramp shall be provided at the entrance, while a disabled toilet shall be provided along with any necessary alterations to the internal arrangements (door widths, etc.) to facilitate disabled access. Drawings showing the necessary alterations shall be submitted for the written agreement of the Planning Authority within one month of date of grant of permission. The minimum requirements shall be as per Part M of the Building Regulations.

REASON:

In the interest of the proper planning and development of the area.

- 3 The requirements of the Principal Environmental Health Officer shall be ascertained and strictly adhered to in the development.

REASON:

In the interest of health.

- 4 With respect to water supply and drainage arrangements, the applicant shall meet the following requirements:-

- (1) Full and complete separation of foul and surface water systems shall be ensured.
- (2) No building shall lie within 5m of public sewer or public watermain or any sewer or watermain with the potential to be taken in charge.

REASON:

In the interest of public health.

- 5 That no advertising sign or structure be erected except those which are exempted development, without prior approval of Planning Authority or An Bord Pleanála on appeal.

REASON:

In the interest of the proper planning and development of the area.

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- 6 That a financial contribution in the sum of £1,282 (One Thousand Two Hundred and Eighty Two Pounds) EUR 1,627 (One Thousand Six Hundred and Twenty Seven Euros) be paid by the proposer to South Dublin County Council towards the cost of provision of public services in the area of the proposed development and which facilitate this development; this contribution to be paid on receipt of final grant of permission.

REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.

- 7 That a financial contribution in the sum of money equivalent to the value of £3,335 (Three Thousand Three Hundred and Thirty Five Pounds) EUR 4,234 (Four Thousand Two Hundred and Thirty Four Euros) towards the cost of roads improvements and traffic management in the area of the proposed development and which facilitate this development; this contribution to be paid on receipt of final grant of permission.

REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.

- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1997.
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety Certificate must be obtained from the Building Control Authority, where applicable.
- (4) Free Standing Walls must be designed and constructed in accordance with IS 325: Code of Practice for use of Masonry Part 1 : Structural use of unreinforced Masonry. The Owner must also ensure that the construction of all walls is supervised by a competent person.

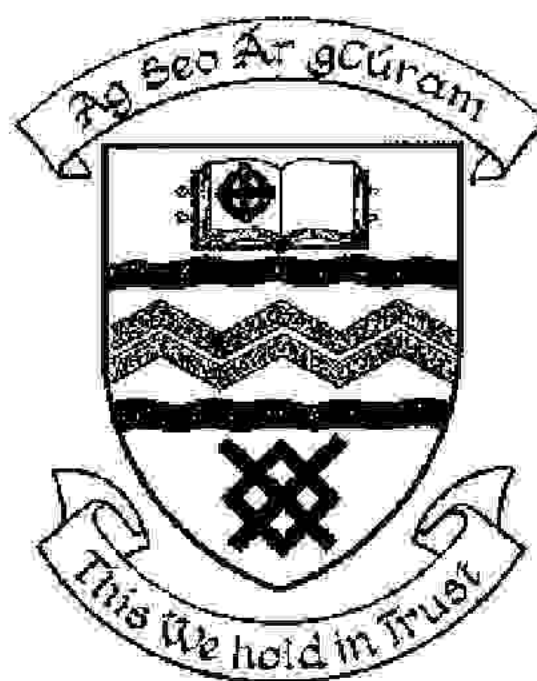
Signed on behalf of South Dublin County Council.


24/01/01
 for SENIOR ADMINISTRATIVE OFFICER

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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 2687	Date of Decision 08/12/2000
Register Reference S00A/0707	Date: 12/10/00

Applicant Pat Leneghan & Phillip Mahon

Development sought to retain existing ground floor offices in 2 storey premises of the rear of " Sarah Curran".

Location " The Sarah Curran" Old Village, Rathfarnham, Dublin 14.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /

Clarification of Additional Information Requested/Received /

In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a DECISION TO GRANT PERMISSION in respect of the above proposal.

Subject to the conditions (7) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

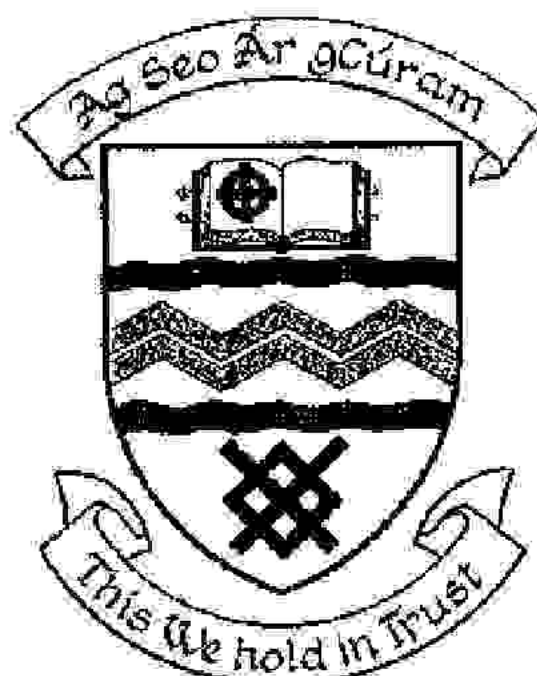
..... *MM* 08/12/00
for SENIOR ADMINISTRATIVE OFFICER

Barry Gillen Dip. Architect
31 Victoria Road,
Rathgar,
Dublin 6.

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REG REF. S00A/0707

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